

October 7, 2002

City of Elgin  
Attn: City Council  
P O Box 128  
Elgin, Or 97827

RE: Tax Assessment  
Tax Lot #1N39 15 #1704

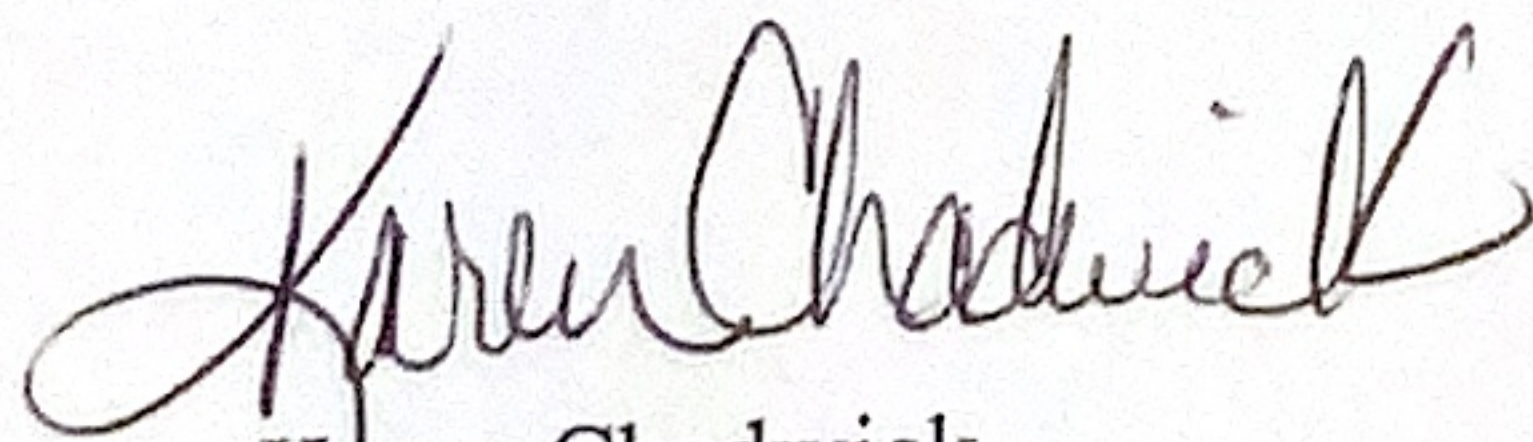
Councilors,

Please let this letter serve as a request to consider a tax reduction on the above-mentioned property.

This request is being made on behalf of myself as the property owner. Initially when this road improvement was considered all property owners who had road frontage were assessed. In the past the City of Elgin has considered certain properties for a tax reduction due to they're being no benefit to the owner. This would be the case for the above referenced property. This tax lot is strictly pasturing land. It cannot be developed for any other use.

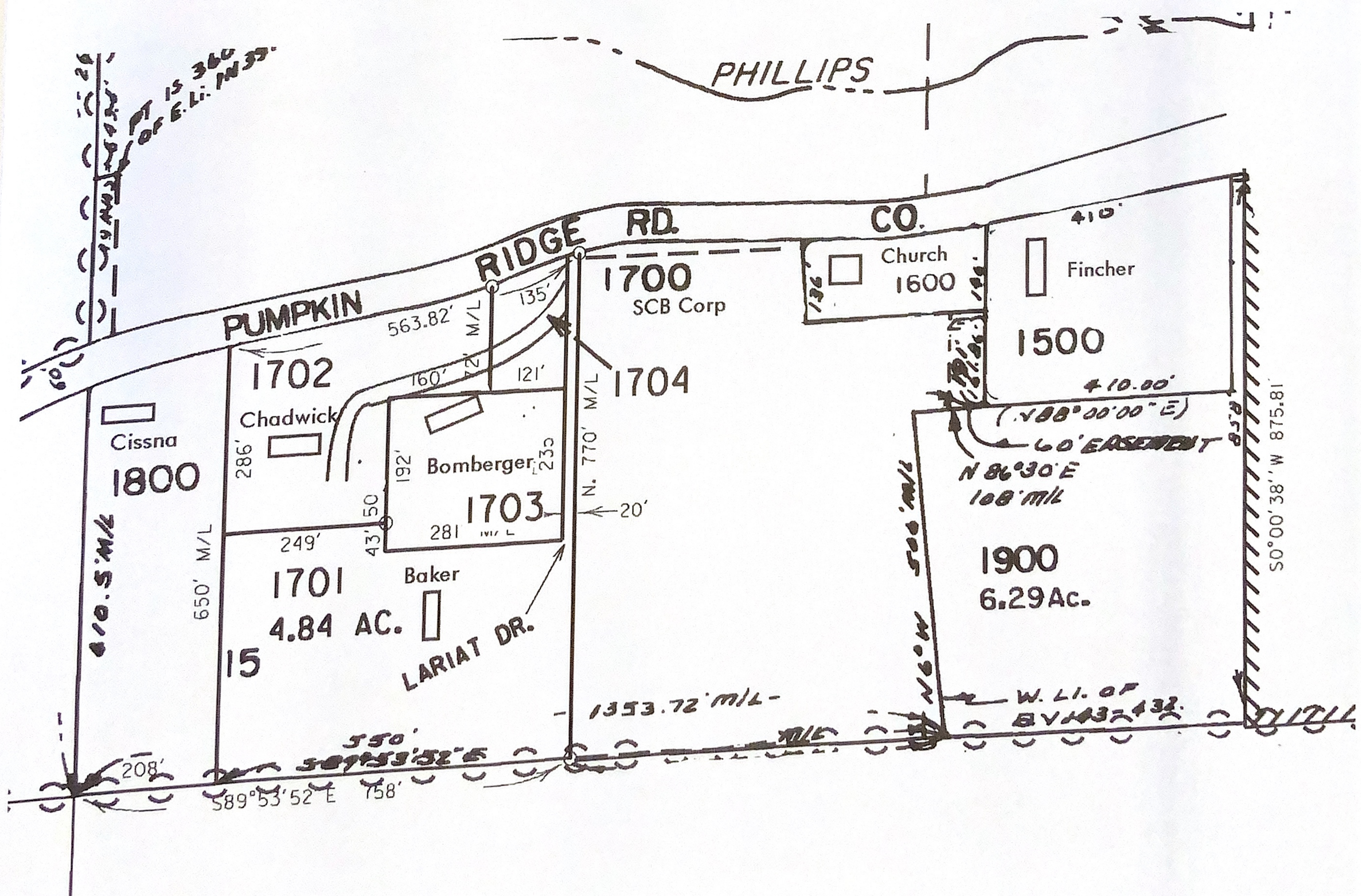
Since this type of request has been considered and approved by the council from other landowners I believe precedence has been set and I would appreciate the same consideration. Thank you.

Sincerely,



Karen Chadwick  
65826 Hemlock  
Elgin Or 97827







Exerpts from Ordinance 108, 1996

**CITY OF ELGIN ORDINANCE NO. 108, 1996**  
**AN ORDINANCE ACCEPTING THE REPORT FOR A SPECIAL**  
**IMPROVEMENT DISTRICT ON 4/5th AVENUE**

*Re: lower assessments*

Section 3. ASSESSMENT AMOUNT

The improvement assessment amount shall be \$ 2.60 per linear foot of property frontage on 4/5th Avenue. Tax lots 1N39E 15 #s DA3500, DA5400, DA5600 and 1200 are *in part within the flood plain and/or have restricted development capability* and thus reduced improvement benefit based on frontage. Thus these lots have assessed frontages adjusted as follows: DA3500 - 110 ft, DA5400 - 100 ft, DA5600 - 180 ft, and 1200 - 156 ft, respectively. The total assessed frontage is 2,376 feet; the total assessments are \$6,177.60.

Report for: 4th/5th Avenue Street Improvement District 1996

The Improvement District is to improve 4th/5th Avenues from Albany south to the end of south 5th Ave. by chip-sealing the surface with three courses of chip rock. The Union County Public Works Department will do the improvements at cost. The estimated, cost based on last year's work, is \$3.54 per frontage foot. It is proposed to assess the properties specifically benefitted at the rate of \$2.60 per frontage foot. The City of Elgin will pay all additional costs of the improvements. The total estimated cost for 1,700 feet is \$12,040. The total amount assessed to property owners is tentatively \$7,803.60 for 3,001 front feet. Tax lots 1N39 15DA 3500, 5400, 5600, and 1N39 15 1200 are undeveloped in the low density residential zone and *are within or adjacent to wet lands and the flood plain*. The Council will need to consider these factors when assigning assessments to these properties.

The properties (by tax lot) included within the District and the owners of record are as follows:

|           |                                                                                             |
|-----------|---------------------------------------------------------------------------------------------|
| Tax Lot:  | 1N39 15DA #3500 ,<br>Located in the N 10 block of 4th Ave                                   |
| Owner(s): | Dorothy Holodnick & Jess Trump<br>P O Box 516; Elgin, OR 97827                              |
| Frontage: | 220 ft; Proposed Assessment @ \$2.60/ft: \$572.00<br>Adjusted to 110 ft @ \$2.60 = \$286.00 |



Tax Lot: 1N39 15DA #5400 ,  
Located in the S 10 block of 4th Ave  
Owner(s): Jess Case  
P O Box 364; Elgin, OR 97827  
Frontage: 200 ft; Proposed Assessment @ \$2.60/ft: \$520.00  
Adjusted to 100 ft @ \$2.60 = \$260.00

Tax Lot: 1N39 15DA #5600 ,  
Located in the S 100 & 200 block of 4th Ave  
Owner(s): Odies E & Nelda Payne  
P O Box 627; Elgin, OR 97827  
Frontage: 545 ft; Proposed Assessment @ \$2.60/ft: \$1417.00  
Adjusted to 180 ft @ \$2.60 = \$468.00

Tax Lot: 1N39 15 #1200 ,  
Located in the S 300 block of 5th Ave  
Owner(s): Raymond D & Dorothy Cross  
P O Box 251; Elgin, OR 97827  
Frontage: 206 ft; Proposed Assessment @ \$2.60/ft: \$535.60  
Adjusted to 156 ft @ \$2.60 = \$405.60